



Partners Management Group, Inc.
FF&E Purchasing • Project Management • Consulting
for the Hospitality Industry

FF&E PRELIMINARY PRICING
DATE 11/21/13

KEY
verify spec sheet
PENDING PRICING

PROJECT: 301 E 66th Residence

CODE	ITEM	VENDOR	QTY	CONTACT	COST	EXTENDED
APT 26						
2G	ART-01 ART	TBD	1	BUDGET	\$ 2,500.00	\$ 2,500.00
2G	CH-01 SENUFO STOOL	INZAMIA	1	INFO@INZAMIA.COM	\$ 975.00	\$ 975.00
2G	CL-01 LOUNGE CHAIR	FLEXFORM	1	DAVIDMEISTER@FLEXFORMNY.COM	\$ 7,130.00	\$ 7,130.00
2G	L-01 LIGHT FIXTURE	RESTORATION HARDWARE	1	janet	\$ 498.75	\$ 498.75
2G	L-02 TABLE LAMP	DESIGN WITHIN REACH	1	DESIGN WITHIN REACH	\$ 350.00	\$ 350.00
2G	L-03 TRACK LIGHTING	LIGHTOLOGY	0	verify spec sheet	\$ 65.00	\$ -
2G	MI-01 FREE STANDING MIRROR	NEIMAN MARCUS	1	WWW.NEIMANMARCUS.COM	\$ 700.00	\$ 700.00
2G	MI-02 WOODEN BOWL	FLEA MARKETS	2	budget	\$ 500.00	\$ 1,000.00
2G	MI-03 PILLOWS	TBD	6	budget	\$ 1,000.00	\$ 6,000.00
2G	MI-08 MISCELLANEOUS ITEMS	TBD	1	TBD	\$ 1,500.00	\$ 1,500.00
2G	R-01 RUG	WORLD MARKET	1	877-967-5362	\$ 375.00	\$ 375.00
2G	S-01 SOFA	FLEXFORM	1	DAVIDMEISTER@FLEXFORMNY.COM	\$ 8,675.00	\$ 8,675.00
2G	SH-01 CUSTOM WALL MOUNTED MEDIA CABINET	WONK	1	INFO@WONKNY.COM	\$ 8,950.00	\$ 8,950.00
2G	SH-02 CUSTOM SIDEBBOARD	WONK	1	INFO@WONKNY.COM	\$ 2,500.00	\$ 2,500.00
2G	YB-01 DINING ROOM TABLE	DESIGN WITHIN REACH	1	DESIGN WITHIN REACH	\$ 8,761.00	\$ 8,761.00
2G	TL-01 SIDE TABLE	WEST ELM	2	WEST ELM	\$ 200.00	\$ 400.00
2G	TL-02 OTTOMAN/COFFEE TABLE	KATHY KUO HOME OR ABC HOME	1	888-908-2925	\$ 2,750.00	\$ 2,750.00
2G	WT-01 WINDOW TREATMENT	CUSTOM WOOD BLINDS	1	HUNTER DOUGLAS	\$ 2,500.00	\$ 2,500.00
APT 3M					\$ 36,596.02	
3M	ART-02 ART	TBD	1	BUDGET	\$ 2,500.00	\$ 2,500.00
3M	B-01 BENCH	MODERN CLASSIC FURNITURE	1	CURT@MODERNCLASSICS.COM	\$ 765.00	\$ 765.00
3M	CH-02 DINING CHAIR	DESIGN WITHIN REACH	4	DESIGN WITHIN REACH	\$ 650.00	\$ 2,600.00
3M	CH-03 LOUNGE CHAIR	BO CONCEPTS	1	BO CONCEPT	\$ 1,184.00	\$ 1,184.00
3M	CH-04 DESK CHAIR	DESIGN WITHIN REACH	1	DESIGN WITHIN REACH	\$ 1,409.58	\$ 1,409.58
3M	D-01 DESK	Y LIVING	1	WWW.YLIVING.COM	\$ 3,250.00	\$ 3,250.00
3M	LT-04 FLOOR LAMP	DESIGN WITHIN REACH	1	DESIGN WITHIN REACH	\$ 2,419.00	\$ 2,419.00
3M	M1-04 FREE STANDING MIRROR	NEIMAN MARCUS	1	WWW.NEIMANMARCUS.COM	\$ 700.00	\$ 700.00
3M	M1-05 UPRIGHT PIANO	YAMAHA	1	YAMAHA NEED MORE SPEC	\$ -	\$ -
3M	M1-06 PILLOWS	TBD	6	TBD	\$ 1,000.00	\$ 6,000.00
3M	M1-07 MISCELLANEOUS ITEMS	TBD	TBD	TBD	\$ -	\$ -
3M	R-02 RUG	BO CONCEPTS	1	BO CONCEPT	\$ 849.50	\$ 849.50
3M	SH-03 MEDIA CABINET	BO CONCEPTS	1	BO CONCEPT	\$ 1,719.00	\$ 1,719.00
3M	SH-04 ENTRY CABINET	WEST ELM	1	WEST ELM	\$ 899.00	\$ 899.00
3M	TB-02 DINING TABLE	DESIGN WITHIN REACH	1	DESIGN WITHIN REACH	\$ 2,637.94	\$ 2,637.94
3M	TL-03 COFFEE TABLE	DESIGN WITHIN REACH	1	DESIGN WITHIN REACH	\$ 2,163.00	\$ 2,163.00
3M	TL-04 SIDE TABLE	MODERN FURNITURE KNOCKOFFS	1	LEAN@MODERNFURNITUREKNOCKOFF.COM	\$ -	\$ -
3M	WT-02 DRAPERY	MUNROD CUSTOM UPHOLSTERS	1	MUNROD	\$ 2,500.00	\$ 2,500.00
3M	WT-03 WINDOW SHADES	HUNTER DOUGLAS	2	HUNTER DOUGLAS	\$ 2,500.00	\$ 5,000.00
APT 8H					\$ 33,082.48	
8H	ART-03 ART	TBD	1	BUDGET	\$ 2,500.00	\$ 2,500.00



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CODE		ITEM	VENDOR	QTY	CONTACT	COST	EXTENDED
8H	BED-01	BED	RESTORATION HARDWARE	1	Janet	\$ 1,840.00	\$ 1,840.00
8H	CH-05	DESK CHAIR	DESIGN WITHIN REACH	1		\$ 2,327.98	\$ 2,327.98
8H	CL-02	LOUNGE CHAIR	ROOM AND BOARD	2		\$ 2,699.00	\$ 5,398.00
8H	CL-03	CHAISE LOUNGE CHAIR	DESIGN WITHIN REACH	1		\$ 3,187.50	\$ 3,187.50
8H	LT-05	FLOOR LAMP	Y LIGHTING	1	Y LIGHTING	\$ 3,015.00	\$ 3,015.00
8H	LT-06	FLOOR LAMP 12.2"	Y LIGHTING	1	Y LIGHTING	\$ 1,116.00	\$ 1,116.00
8H	LT-08	FLOOR LAMP 12.2"	Y LIGHTING	1	Y LIGHTING	\$ 2,433.00	\$ 2,433.00
8H	MI-09	MISCELLANEOUS ITEMS	TBD	1	TBD	\$ 1,000.00	\$ 1,000.00
8H	R-04	ENTRY TABLE	DESIGN WITHIN REACH	1	VERIFY SPEC SHEET	\$ -	\$ -
8H	R-03	ENTRANCE TABLE	DESIGN WITHIN REACH	2	VERIFY SPEC SHEET	\$ -	\$ -
8H	SH-05	ENTRANCE TABLE	CB2	1	JILL LYONS	\$ 200.00	\$ 200.00
8H	SH-07	DRESSER AND VANITY	LAZZONI	1	JOYCE@LAZZONI.US	\$ 1,427.00	\$ 1,427.00
8H	SH-08	NIGHT STAND TABLES	LAZZONI	2	JOYCE@LAZZONI.US	\$ 319.00	\$ 638.00
8H	TL-05	ACCENT TABLE	WHITE ON WHITE	2	WWW.WHITEONWHITE.COM	\$ -	\$ -
8H	TL-07	COFFEE TABLE	DESIGN WITHIN REACH	1	VERIFY SPEC SHEET	\$ -	\$ -
8H	WT-04	DRAPERY	MUNROD CUSTOM UPHOLSTERS	1	MUNROD	\$ 1,500.00	\$ 1,500.00
8H	WT-05	DRAPERY	MUNROD CUSTOM UPHOLSTERS	1	MUNROD	\$ 1,500.00	\$ 1,500.00
8H	WT-06	WINDOW SHADE	HUNTER DOUGLAS	2	HUNTER DOUGLAS (est)	\$ 2,500.00	\$ 5,000.00
APT 10F						\$ 27,847.24	
10F	ART-06	ART	TBD	1	BUDGET	\$ 2,500.00	\$ 2,500.00
10F	B-02	BENCH	MUNROD UPHOLSTRY	1	MUNROD	\$ 1,575.00	\$ 1,575.00
10F	CH-10	DESK CHAIR	DESIGN WITHIN REACH	1	DESIGN WITHIN REACH	\$ 2,327.98	\$ 2,327.98
10F	CL-05	DESK CHAIR	DESIGN WITHIN REACH	1	DESIGN WITHIN REACH	\$ 4,094.26	\$ 4,094.26
10F	MI-12	MISCELLANEOUS ITEMS	TBD	TBD	TBD		
10F	R-06	RUG	ABC CARPET & HOME	1	budget place holder	\$ 2,000.00	\$ 2,000.00
10F	SH-11	CUSTOM DRESSER	WONK	1	WONK	\$ 8,450.00	\$ 8,450.00
10F	SH-12	CUSTOM SIDE BOARD	WONK	1	WONK	\$ 2,500.00	\$ 2,500.00
10F	TL-10	DESIGN WITHIN REACH	DESIGN WITHIN REACH	2	DESIGN WITHIN REACH	\$ 375.00	\$ 750.00
10F	TL-11	BEDSIDE SIDE TABLE	MOD SHOP	2	DALLAS@MODSHOP1.COM	\$ -	\$ -
10F	TL-14	COFFEE TABLE	B&B ITALIA	1	B&B ITALIA	\$ 3,650.00	\$ 3,650.00
APT 10N						\$ 21,676.50	
10N	ART-04	ART	TBD	1	BUDGET	\$ 2,500.00	\$ 2,500.00
10N	ART-05	ART	TBD	1	BUDGET	\$ 2,500.00	\$ 2,500.00
10N	BED-02	BED	MOD SHOP	1	DALLAS@MODSHOP1.COM	\$ -	\$ -
10N	CH-07	DINING CHAIR	DESIGN WITHIN REACH	3	DESIGN WITHIN REACH	\$ 280.50	\$ 841.50
10N	CH-08	DINING CHAIR	MOD SHOP	1	DALLAS@MODSHOP1.COM	\$ -	\$ -
10N	CH-09	ARMCHAIR	MOD SHOP	1	DALLAS@MODSHOP1.COM	\$ -	\$ -
10N	LT-07	FLOOR LAMP	TBD	TBD	TBD	\$ -	\$ -
10N	LT-09	FLOOR LAMP	DESIGN WITHIN REACH	1	DESIGN WITHIN REACH	\$ 2,419.00	\$ 2,419.00
10N	LT-12	TABLE LAMP	CB2	1	JILL LYONS	\$ 129.00	\$ 129.00
10N	LT-13	TABLE LAMP	Y LIGHTING	2	Y LIGHTING	\$ 535.00	\$ 1,070.00



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10N	MI-11	MISCELLANEOUS ITEMS		TBD	TBD	TBD	\$ -		
10N	S-01	SOFA		FLEXFORM	1	DAVIDMEISTER@FLEXFORMNY.COM	\$ 8,675.00	\$	8,675.00
10N	SH-06	CHEST OF DRAWERS		MODERN FURNITURE KNOCKOFFS	1	LEAN@MODERNFURNITUREKNOCKOFF.COM	\$ -	\$	-
10N	SH-09	MEDIA CABINET		BO CONCEPTS	1	BO CONCEPT	\$ 1,719.00	\$	1,719.00
10N	TL-06	DESK		MOD SHOP	1	DALLAS@MODSHOP1.COM	\$ -	\$	-
10N	TL-08	COFFEE TABLE		DESIGN WITHIN REACH	1	DESIGN WITHIN REACH	\$ 765.00	\$	765.00
10N	TL-12	SIDE TABLE nesting glass		BO CONCEPTS	2	BO CONCEPT	\$ 529.00	\$	1,058.00
10N	TL-13	NIGHTSTAND		MOD SHOP	2	DALLAS@MODSHOP1.COM	\$ -	\$	-
GUEST							\$ 83,313.48		
GUEST	CH-06	DINING CHAIR		DESIGN WITHIN REACH	8	DESIGN WITHIN REACH	\$ 1,511.26	\$	12,090.08
GUEST	CL-04	LOUNGE CHAIR		DESIGN WITHIN REACH	2	DESIGN WITHIN REACH	\$ 2,934.78	\$	5,869.56
GUEST	LT-10	FLOOR LAMP		Y LIGHTING	2	Y LIGHTING	\$ 2,831.00	\$	5,662.00
GUEST	LT-11	FLOOR LAMP		Y LIGHTING	2	Y LIGHTING	\$ 1,900.00	\$	3,800.00
GUEST	MI-10	BLANKET		DESIGN WITHIN REACH	2	DESIGN WITHIN REACH	\$ 83.30	\$	166.60
GUEST	S-03	SOFA		DESIGN WITHIN REACH	2	DESIGN WITHIN REACH	\$ 5,302.50	\$	10,605.00
GUEST	TB-03	DINING TABLE		DESIGN WITHIN REACH	2	DESIGN WITHIN REACH	\$ 3,150.00	\$	6,300.00
GUEST	BED-03	BED		RESTORATION HARDWARE	4	Janet	\$ 3,277.50	\$	13,110.00
GUEST	R-05	THROW RUG		DESIGN WITHIN REACH	4	DESIGN WITHIN REACH	\$ 966.00	\$	3,864.00
GUEST	TL-09	SIDE TABLE		DESIGN WITHIN REACH	8	DESIGN WITHIN REACH	\$ 720.78	\$	5,766.24
GUEST	SH-10	MEDIA UNIT		BO CONCEPTS	4	BO CONCEPT	\$ 3,395.00	\$	13,580.00
GUEST	ART-07	ART		TBD	1	BUDGET	\$ 2,500.00	\$	2,500.00
GUEST	MI-13	MISCELLANEOUS ITEMS		TBD	TBD	TBD		\$	258,080.47
		SUBTOTAL							
		SALES TAX		8.88%	1	NEW YORK STATE	\$ 24,937.43	\$	22,904.64
NET SUBTOTALS \$ 280,985.11									
FEE'S SOFT COSTS	PROCUREMENT FEE		PMG		1	OREN WHITFIELD	\$ 8,500.00	\$	8,500.00
	WAREHOUSE - DELIVERY & INSTALATION		FITCO ADVANCE MOVE		1	INCLUDES TRASH REMOVAL	\$ 15,500.00	\$	15,500.00
	ATTIC STOCK / CONTINGENCY		5.00%		1	VARIOUS VENDORS	\$ 14,049.26	\$	14,049.26
	ESTIMATED FREIGHT		12%		1	VARIOUS VENDORS	\$ 33,718.21	\$	33,718.21
	SUBTOTAL PARTNERS FEES						\$ 71,767.47	\$	71,767.47

$$\frac{71,767.47}{280,985.11} = 25.5\%$$

Fees to PMG